

CORRECTIVE

DEED OF SALE BY PERSONAL REPRESENTATIVE

(Testate)

57-15

MADONNA ELLIS BROWNE, of Cape Elizabeth, County of Cumberland, State of Maine, duly appointed and acting personal representative of the **ESTATE OF SAMUEL TAYLOR HORNE, JR.**, deceased (testate), as shown by the probate records of Kennebec County, Maine, and having waived the required 10-day notice, by the power conferred by the Probate Code, and every other power, for consideration paid, grants to **A. JOSE PADILLA and MARIE PADILLA**, of Coventry, State of Rhode Island, as joint tenants, whose mailing address is 38 Roosevelt Avenue, Waterville, ME, 04901 certain lots or parcels of land, together with the buildings thereon, situated in ~~Waterville~~ County of Kennebec, State of Maine, and bounded and described as follows, to wit:

Lot No. 22 and No. 23 according to a plan of survey made in 1921 by Green and Wilson, C.E. of a part of Boutelle Farm, so called said plan of survey is recorded in the Kennebec County Registry of Deeds in Plan Book 9 Page 21. Said lots No.22 and No. 23 bounded northerly one hundred feet (100) by Roosevelt Avenue. This conveyance, however, is subject to the following restrictions to which the grantee in accepting the same agrees, vis: No dwellings are to be erected on said land to cost less than two thousand dollars, and no buildings are to be erected on said land except dwellings, and private stables and garages to be used in connection therewith; and no building is to be erected within fifteen feet of the sidewalk, door-steps, piazzas and bay-windows excepted.

Meaning and intending to convey the same premises conveyed from Lewis J. Rosenthal to Samuel T. Horne by deed dated July 1, 1921, and recorded in the Kennebec County Registry of Deeds, Book 601, Page 205.

The parcel being conveyed by this deed was devised to Samuel T. Horne, Jr. in the Will of Samuel T. Horne; Samuel T. Horne's estate was probated in the Kennebec County Probate Court, and an Abstract of Will for Samuel T. Horne was recorded in the Kennebec County Registry of Deeds in Book 759 Page 39. The Abstract of Will mistakenly places the real estate conveyed by this deed under the residuary clause of the Will. However, the parcels being conveyed by this deed are specifically referenced in Paragraph Eighth of the Will and are devised directly to Samuel T. Horne, Jr.

This is a corrective deed replacing the description that was mistakenly included in the deed to the Grantors in Book 9856 Page 0075 of the KCRD.

WITNESS my hand and seal this 27 day of May, 2009.

Madonna Ellis Browne

Madonna Ellis Browne
Personal Representative, Estate of
Samuel Taylor Horne, Jr.

@ BSA

STATE OF MAINE
KENNEBEC, SS

May 27, 2009

Then personally appeared before me the above named Madonna Ellis Browne, in her said capacity, and acknowledged the foregoing instrument to be her free act and deed.

Tatiana M. Gagnon
Attorney at Law/Notary Public (SEAL)

My commission expires: 11/29/2013

TATIANA M. GAGNON
Notary Public, Maine
My Commission Expires November 29, 2013

